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**This Instrument was prepared by, and
after recording return to:**

Roy L. Bernstein
Saul Ewing Arnstein & Lehr
161 North Clark Street
Suite 4200
Chicago, Illinois 60601
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Doc# 1830634085 Fee \$44.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/02/2018 03:19 PM PG: 1 OF 4

This Space for Recorder's use only

CCH 1802616047K

**RELEASE OF JUNIOR MORTGAGE AND
SECURITY AGREEMENT**

JIA HOLDINGS LLC, an Illinois limited liability company of the County of Cook and State of Illinois, DOES HEREBY CERTIFY that a certain Junior Mortgage and Security Agreement dated November 30, 2017, made by Fulton Market 375 LLC, an Illinois limited liability company in favor of **JIA HOLDINGS LLC**, recorded on December 15, 2017 as Document No. 1734941093, said document being recorded in the office of the Recorder of Deeds of Cook County, in the State of Illinois, is fully paid, satisfied, released and discharged.

Legal Description of Real Estate: See Exhibit A attached hereto and made a part hereof.

Permanent Index Numbers: 17-08-404-004 and 17-08-405-010-0000

Common Address: 345 N. Morgan Street/901 W. Kinzie Street
Chicago, Illinois 60607

[SIGNATURE PAGE FOLLOWS]

OK

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IN WITNESS WHEREOF, the undersigned has executed this instrument as of this 1st day of November, 2018.

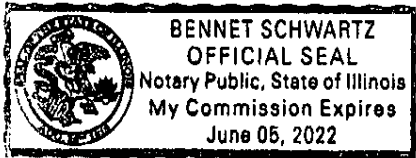
JIA HOLDINGS LLC,
an Illinois limited liability company

By: *Jeffrey I. Aeder*
Jeffrey I. Aeder
Its: Manager

STATE OF ILLINOIS)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that JEFFREY I. AEDER, the Manager of JIA HOLDINGS LLC, an Illinois limited liability company, is personally known to me to be the same person whose name is subscribed to the foregoing instrument as Manager, appeared before me this day in person and acknowledged that he signed and delivered said instrument, in said capacity on behalf of, and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 1 day of November 2018.



Bennet Schwartz
Notary Public

[Signature Page to Release of Junior Mortgage and Security Agreement]

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EXHIBIT A

LEGAL DESCRIPTION OF THE REAL ESTATE

PARCEL 1:

ALL THAT PARCEL OF LAND SITUATED IN THE CITY OF CHICAGO, COUNTY OF COOK, AND STATE OF ILLINOIS, BEING PART OF LOT 1 IN BLOCK 4 IN CARPENTERS ADDITION TO CHICAGO AND ALL OF LOTS 1, 2, 3, 4, 10, 11, 12 AND 13 IN BROWN AND HURDS SUBDIVISION OF BLOCK 3 IN CARPENTERS ADDITION TO CHICAGO IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THAT PART OF WEST KINZIE STREET LYING SOUTH OF THE DIVISION LINE BETWEEN THE LANDS OF THE CHICAGO AND NORTHWESTERN RAILWAY COMPANY AND THE LAND OF PITTSBURGH, CINCINNATI AND CHICAGO AND ST. LOUIS RAILWAY COMPANY AS ESTABLISHED BY AGREEMENT DATED FEBRUARY 11, 1903 AND RECORDED AS DOCUMENT NUMBER 13028398 ON FEBRUARY 9, 1943, TOGETHER WITH A PART OF SANGAMON STREET AND THE 16-FOOT WIDE VACATED ALLEY IN BROWN AND HURDS SUBDIVISION OF BLOCK 3 IN SAID CARPENTERS ADDITION TO CHICAGO, SAID PARCEL BEING BOUNDED AND DESCRIBED ACCORDING TO A PLAT OF A SURVEY MADE BY ROWLAND A. FABIAN, PROFESSIONAL ENGINEER AND LAND SURVEYOR, DATED MARCH 23, 1977 AND REVISED SEPTEMBER 6, 1978, AS FOLLOWS:

BEGINNING AT A POINT OF INTERSECTION IN THE WEST LINE OF 66 FOOT WIDE PEORIA STREET WHERE THE NORTHERLY PROJECTION OF THE EAST LINE OF LOT 1 IN BROWN AND HURDS SUBDIVISION OF BLOCK 3 OF SAID CARPENTERS ADDITION TO CHICAGO INTERSECTS SAID DIVISION LINE BETWEEN THE LANDS OF THE CHICAGO AND NORTHWESTERN RAILWAY COMPANY AND THE LANDS OF THE PITTSBURGH, CINCINNATI, CHICAGO AND ST. LOUIS RAILWAY COMPANY; THENCE RUNNING WEST ON SAID DIVISION LINE, A DISTANCE OF 318.46 FEET TO A LINE THAT IS AT RIGHT ANGLES TO SAID DIVISION LINE, THENCE SOUTH ON SAID LINE THAT IS AT RIGHT ANGLES TO SAID DIVISION LINE A DISTANCE OF 100 FEET; THENCE EAST ON A LINE PARALLEL TO AND 100 FEET SOUTH OF AFORESAID DIVISION LINE A DISTANCE OF 319.14 FEET, MORE OR LESS, TO THE WEST LINE OF 66 FOOT WIDE PEORIA STREET; THENCE NORTH ON THE WEST LINE OF SAID PEORIA STREET A DISTANCE OF 100 FEET TO THE POINT OF BEGINNING, (EXCEPT THAT PART FALLING WITHIN SANGAMON STREET AND EXCEPT THAT PART FALLING WITHIN KINZIE STREET BETWEEN EAST AND WEST LINES OF SANGAMON STREET EXTENDED NORTH TO THE DIVISION LINE DESCRIBED AFORESAID) IN COOK COUNTY, ILLINOIS.

PARCEL 2:

ALL THAT PARCEL OF LAND SITUATED IN THE CITY OF CHICAGO, COUNTY OF COOK, AND STATE OF ILLINOIS IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, BEING LOTS 1, 2, 3, 4 AND 5 IN BLOCK 4 IN CARPENTERS ADDITION TO CHICAGO, TOGETHER WITH THAT PART OF WEST KINZIE STREET LYING SOUTH OF THE DIVISION LINE BETWEEN LANDS OF THE CHICAGO AND NORTHWESTERN RAILWAY COMPANY AND THE PITTSBURGH, CINCINNATI, CHICAGO AND ST. LOUIS RAILWAY COMPANY AS ESTABLISHED BY AGREEMENT DATED FEBRUARY 11, 1903 AND RECORDED AS DOCUMENT NUMBER 13028398, ON FEBRUARY 9, 1943 BOUNDED AND DESCRIBED ACCORDING TO A PLAT OF SURVEY MADE BY ROWLAND A. FABIAN DATED MARCH 23, 1977 AND REVISED SEPTEMBER 6, 1978 AS FOLLOWS: BEGINNING AT A POINT WHERE THE EAST LINE OF MORGAN STREET (66 FOOT WIDE) MEETS THE DIVISION LINE BETWEEN THE CHICAGO AND NORTHWESTERN RAILWAY COMPANY AND THE PITTSBURGH, CINCINNATI, CHICAGO AND ST. LOUIS RAILWAY COMPANY, PREDECESSOR OF THE PENN CENTRAL CORP.; EXTENDING FROM SAID POINT OF BEGINNING, THE FOLLOWING FOUR

(CONTINUED)

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EXHIBIT A – CONTINUED

LEGAL DESCRIPTION OF THE REAL ESTATE

COURSES AND DISTANCES (1) IN AN EASTERLY DIRECTION ALONG THE SAID DIVISION LINE, A DISTANCE OF 250.90 FEET TO A POINT 318.46 FEET WEST OF THE WEST LINE OF 66 FOOT WIDE PEORIA STREET; THENCE (2) IN A SOUTHERLY DIRECTION FORMING AN INTERIOR ANGLE OF 90 DEGREES WITH THE SAID DIVISION LINE, A DISTANCE OF 100 FEET TO A POINT 319.14 FEET WEST OF THE WEST LINE OF 66 FOOT WIDE PEORIA STREET; THENCE (3) IN A WESTERLY DIRECTION ON A LINE PARALLEL WITH AND 100 FEET SOUTH OF AFORESAID DIVISION LINE, A DISTANCE OF 250.18 FEET TO A POINT IN THE EAST LINE OF MORGAN STREET; THENCE (4) IN A NORTHERLY DIRECTION ALONG THE EASTERLY LINE OF SAID STREET, A DISTANCE OF 100 FEET TO A POINT, THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

THAT PART OF NORTH MORGAN STREET DESCRIBED AS FOLLOWS:
 LYING EAST OF THE EAST LINE OF LOT 1 AND SAID EAST LINE EXTENDED NORTH IN BLOCK 4 IN CARPENTER'S ADDITION TO CHICAGO BEING A SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; LYING WEST OF THE WEST LINE OF LOTS 10 TO 13, BOTH INCLUSIVE, AND SAID WEST LINE EXTENDED NORTH, IN SUBDIVISION OF BLOCK 3 IN CARPENTER'S ADDITION TO CHICAGO BEING A SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE DIVISION LINE BETWEEN THE LANDS OF THE CHICAGO AND NORTHWESTERN RAILWAY AND THE LAND OF THE PITTSBURGH, CINCINNATI AND CHICAGO AND ST. LOUIS RAILWAY COMPANY AS ESTABLISHED BY AGREEMENT DATED FEBRUARY 11, 1903 AND RECORDED AS DOCUMENT NO. 13028398 ON FEBRUARY 9, 1943, AND LYING NORTH OF A LINE 100 FEET SOUTH OF AND PARALLEL TO THE AFOREMENTIONED DIVISION LINE, ALL IN COOK COUNTY, ILLINOIS.

PINS: 17-08-404-004-0000; 17-08-405-003-0000 (now 17-08-405-010-0000)

COMMON ADDRESS: 345 North Morgan Street/901 W. Kinzie Street
 Chicago, Illinois 60607